



200802220091  
Skagit County Auditor

2/22/2008 Page 1 of 4 11:33AM

RETURN ADDRESS:  
Horizon Bank  
Attn: David Boyd  
2211 Rimland Dr. Ste 230  
Bellingham, WA 98226

GUARDIAN NORTHWEST TITLE CO.

91224

ACCOMMODATION RECORDING ONLY

MODIFICATION OF DEED OF TRUST

AF# 200704240000  
Reference # (if applicable): MLF2107

Additional on page \_\_\_\_

Grantor(s):

1. Saporito, Barbara B., Trustee of Barbara B. Saporito Trust dated September 11, 1998
2. Phillips, Steven W., Individually

Grantee(s)

1. Horizon Bank

Legal Description: Lot 7, "PLAT OF SUNSET COVE ESTATES"

Additional on page 2

Assessor's Tax Parcel ID#: 4771-000-007-0000 (P117668)

THIS MODIFICATION OF DEED OF TRUST dated February 14, 2008, is made and executed between Barbara B. Saporito, Trustee of the Barbara B. Saporito Trust dated September 11, 1998, and Steven W. Phillips, as his separate estate ("Grantor") and Horizon Bank, whose address is Cornwall Office, 1500 Cornwall/PO Box 580, Bellingham, WA 98227-0580 ("Lender").

DOCUMENT

**MODIFICATION OF DEED OF TRUST  
(Continued)**

**DEED OF TRUST.** Lender and Grantor have entered into a Deed of Trust dated April 18, 2007 (the "Deed of Trust") which has been recorded in Skagit County, State of Washington, as follows:

**Skagit County Recording Number 200704240006 dated April 24, 2007.**

**REAL PROPERTY DESCRIPTION.** The Deed of Trust covers the following described real property located in Skagit County, State of Washington:

Lot 7, "PLAT OF SUNSET COVE ESTATES", according to the plat thereof recorded November 29, 2000 under Auditor's File No. 200011290070, records of Skagit County, Washington.

Situate in Skagit County, Washington.

The Real Property or its address is commonly known as 2407 Washington Court, Anacortes, WA 98221. The Real Property tax identification number is 4771-000-007-0000 (P117668).

**MODIFICATION.** Lender and Grantor hereby modify the Deed of Trust as follows:

The maturity date of January 1, 2038 referenced in above described Deed of Trust is hereby deleted in its entirety without substitution. The period of this Deed of Trust shall continue uninterrupted until re-conveyed by Lender to Grantor.

**CONTINUING VALIDITY.** Except as expressly modified above, the terms of the original Deed of Trust shall remain unchanged and in full force and effect. Consent by Lender to this Modification does not waive Lender's right to require strict performance of the Deed of Trust as changed above nor obligate Lender to make any future modifications. Nothing in this Modification shall constitute a satisfaction of the promissory note or other credit agreement secured by the Deed of Trust (the "Note"). It is the intention of Lender to retain as liable all parties to the Deed of Trust and all parties, makers and endorsers to the Note, including accommodation parties, unless a party is expressly released by Lender in writing. Any maker or endorser, including accommodation makers, shall not be released by virtue of this Modification. If any person who signed the original Deed of Trust does not sign this Modification, then all persons signing below acknowledge that this Modification is given conditionally, based on the representation to Lender that the non-signing person consents to the changes and provisions of this Modification or otherwise will not be released by it. This waiver applies not only to any initial extension or modification, but also to all such subsequent actions.

**GRANTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF DEED OF TRUST AND GRANTOR AGREES TO ITS TERMS. THIS MODIFICATION OF DEED OF TRUST IS DATED FEBRUARY 14, 2008.**

**GRANTOR:**

*Barbara B. Saporito*  
Trustee of Barbara B. Saporito Trust

X Barbara B. Saporito, Trustee of Barbara B. Saporito Trust dated September 11, 1998 under the provisions of a Trust Agreement

X *Steven W. Phillips*  
Steven W. Phillips, Individually

**LENDER:**

**HORIZON BANK**

X *Coral Van H...*  
Authorized Officer



200802220091  
Skagit County Auditor

MODIFICATION OF DEED OF TRUST  
(Continued)

TRUST ACKNOWLEDGMENT

STATE OF Washington )  
 ) SS  
COUNTY OF Skagit )

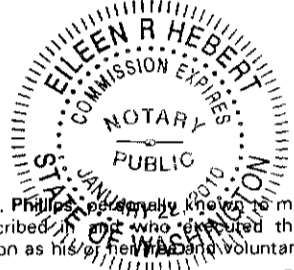


On this 19th day of Feb, 2008, before me, the undersigned Notary Public, personally appeared Barbara B. Saporito, Trustee of Barbara B. Saporito Trust dated September 11, 1998, and personally known to me or proved to me on the basis of satisfactory evidence to be the individual described in it who executed the Modification of Deed of Trust, and acknowledged the Modification to be the free and voluntary act and deed of the trust, by authority set forth in the trust documents or, by authority of statute, for the uses and purposes therein mentioned, and on oath stated that he or she is authorized to execute this Modification and in fact executed the Modification on behalf of the trust.

By Eileen Hebert Residing at Anacortes  
Notary Public in and for the State of WA My commission expires Jan 22, 2010

INDIVIDUAL ACKNOWLEDGMENT

STATE OF Washington )  
 ) SS  
COUNTY OF Skagit )



On this day before me, the undersigned Notary Public, personally appeared Steven W. Phillips, personally known to me or proved to me on the basis of satisfactory evidence to be the individual described in it who executed the Modification of Deed of Trust, and acknowledged that he or she signed the Modification as his or her own and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal this 19th day of Feb, 2008  
By Eileen Hebert Residing at Anacortes  
Notary Public in and for the State of WA My commission expires Jan 22, 2010



MODIFICATION OF DEED OF TRUST  
(Continued)

LENDER ACKNOWLEDGMENT

STATE OF Washington )  
 ) SS  
COUNTY OF Skagit )

On this 19th day of Feb, 20 08, before me, the undersigned Notary Public, personally appeared Carol Van Herson and personally known to me or proved to me on the basis of satisfactory evidence to be the AVP Horizon Bank authorized agent for the Lender that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of the said Lender, duly authorized by the Lender through its board of directors or otherwise, for the uses and purposes therein mentioned, and on oath stated that he or she is authorized to execute this said instrument and that the seal affixed is the corporate seal of said Lender.

By Eileen Hebert Residing at Anacortes  
Notary Public in and for the State of WA commission expires JAN 22, 2010



LASER PRO Lending, Ver. 5.97.00.003 Copr. Herland Financial Solutions, Inc. 2007-2010 All Rights Reserved. 01C\FW\W\CP\PL\G202.FC TR-2140 PR-202



200802220091  
Skagit County Auditor